



TREASURE VALLEY

ADA, ADAMS, BOISE, CANYON, ELMORE, GEM, OWYHEE, PAYETTE, VALLEY, & WASHINGTON COUNTIES

EMPLOYMENT TRENDS

The Boise City Metropolitan Statistical Area's (MSA) seasonally adjusted unemployment rate in October 2004 was 4.8 percent, up one-tenth of a percent from September 2004, as shown in Treasure Valley Table 1. Despite the slight increase between September and October's unemployment rate, the Boise MSA's unemployment rate is still three tenths of a percent below the unemployment rate in October of one year ago of 5.1 percent. There were 9,700 more people employed in the Boise MSA in October 2004 than in October 2003, and 9,600 more people in the *Civilian Labor Force*. Between September and October 2004 the total number of employed persons increased by 800 which amounts to a 0.3 percent gain in *Total Employment* month-over-month while the *Civilian Labor Force* increased by 1,100 from September to October 2004, a 0.4 percent increase. Since the *Civilian Labor Force* increased more than *Total*

Treasure Valley Table 2: October 2004 Seasonally Adjusted Labor Force Figures for Southwest Idaho Counties				
	Civilian Labor Force	Number Unem- ployed	Percent Unem- ployed	Number Employed
Ada	182,872	7,584	4.1	175,288
Adams	1,740	257	14.8	1,483
Boise	2,665	176	6.6	2,489
Canyon	72,988	4,795	6.6	68,192
Elmore	9,700	615	6.3	9,085
Gem	5,574	427	7.7	5,147
Owyhee	4,250	83	1.9	4,167
Payette	9,626	1,218	12.7	8,408
Valley	3,761	294	7.8	3,467
Washington	4,045	429	10.6	3,616
Statewide	710,476	36,981	5.2	673,495

Treasure Valley Table 1: Boise MSA Labor Force & Employment
Ada and Canyon Counties

	Oct 2004*	Sep 2004	Oct 2003	% Change	
				Last Month	Last Year
INDIVIDUALS BY PLACE OF RESIDENCE					
Seasonally Adjusted					
Civilian Labor Force	255,900	254,800	246,300	0.4	3.9
Unemployment	12,400	12,100	12,500	2.5	-0.8
% of Labor Force Unemployed	4.8	4.7	5.1		
Total Employment	243,500	242,700	233,800	0.3	4.1
Unadjusted					
Civilian Labor Force	254,000	252,000	244,300	0.8	4.0
Unemployment	11,200	10,600	11,100	5.7	0.9
% of Labor Force Unemployed	4.4	4.2	4.5		
Total Employment	242,800	241,400	233,200	0.6	4.1
JOBS BY PLACE OF WORK					
Nonfarm Payroll Jobs**	242,900	240,000	231,900	1.2	4.7
GOODS-PRODUCING INDUSTRIES	48,300	48,000	45,900	0.6	5.2
Natural Resources & Construction	17,800	17,800	16,300	0.0	9.2
Manufacturing	30,500	30,200	29,600	1.0	3.0
Durable Goods	23,500	23,400	22,500	0.4	4.4
Wood Product Manufacturing	1,800	1,800	1,800	0.0	0.0
Fabricated Metal Products Mfg.	1,500	1,500	1,400	0.0	7.1
Machinery Manufacturing	1,100	1,100	1,100	0.0	0.0
Computer & Electronic Manufacturing	15,400	15,300	14,500	0.7	6.2
Transportation Equipment Mfg.	1,600	1,600	1,600	0.0	0.0
Other Durable Goods	2,100	2,100	2,100	0.0	0.0
Nondurable Goods	7,000	6,800	7,100	2.9	-1.4
Food Manufacturing	5,200	5,000	5,400	4.0	-3.7
Printing & Related Support Activities	700	700	700	0.0	0.0
Other Nondurable Goods	1,100	1,100	1,000	0.0	10.0
SERVICE-PROVIDING INDUSTRIES	194,600	192,000	186,000	1.4	4.6
Trade, Transportation, & Utilities	46,100	45,900	44,200	0.4	4.3
Trade	38,700	38,500	37,100	0.5	4.3
Wholesale Trade	10,300	10,400	9,700	-1.0	6.2
Wholesalers, Durable Goods	6,300	6,300	5,900	0.0	6.8
Wholesalers, Nondurable Goods	3,000	3,100	2,900	-3.2	3.4
Retail Trade	28,400	28,100	27,400	1.1	3.6
Food & Beverage Stores	4,400	4,400	4,300	0.0	2.3
General Merchandise Stores	6,400	6,300	6,000	1.6	6.7
All Other Retail Trade	17,600	17,400	17,100	1.1	2.9
Transportation, Warehousing, & Utilities	7,400	7,400	7,100	0.0	4.2
Utilities	700	700	600	0.0	16.7
Transportation & Warehousing	6,700	6,700	6,500	0.0	3.1
Information	4,200	4,200	3,900	0.0	7.7
Telecommunications	1,500	1,500	1,400	0.0	7.1
Financial Activities	13,100	13,100	12,500	0.0	4.8
Finance & Insurance	9,600	9,700	9,200	-1.0	4.3
Real Estate & Rental & Leasing	3,500	3,400	3,300	2.9	6.1
Professional & Business Services	35,500	34,900	33,300	1.7	6.6
Professional, Scientific, & Technical	11,000	10,900	10,500	0.9	4.8
Management of Companies & Ent.	5,400	5,500	5,600	-1.8	-3.6
Administrative & Support & Waste Mgmt.	19,100	18,500	17,200	3.2	11.0
Educational & Health Services	30,100	29,800	29,200	1.0	3.1
Educational Services	1,500	1,300	2,500	15.4	-40.0
Health Care & Social Assistance	28,600	28,500	26,700	0.4	7.1
Hospitals	9,600	9,600	9,300	0.0	3.2
Leisure & Hospitality	21,500	21,600	20,200	-0.5	6.4
Arts, Entertainment, & Recreation	3,200	3,200	2,700	0.0	18.5
Accommodation & Food Services	18,300	18,400	17,500	-0.5	4.6
Accommodation	2,200	2,300	2,000	-4.3	10.0
Food Services & Drinking Places	16,100	16,100	15,500	0.0	3.9
Other Services	7,100	7,100	6,700	0.0	6.0
Total Government	37,000	35,400	36,000	4.5	2.8
Federal Government	5,700	5,900	5,500	-3.4	3.6
State & Local Government	31,300	29,500	30,500	6.1	2.6
State Government	13,800	13,500	13,600	2.2	1.5
State Government Education	4,300	4,100	4,100	4.9	4.9
State Government Administration	9,500	9,400	9,500	1.1	0.0
Local Government	17,500	16,000	16,900	9.4	3.6
Local Government Education	11,200	9,800	10,700	14.3	4.7
Local Government Administration	6,300	6,200	6,200	1.6	1.6

* Preliminary Estimate

**Full- or part-time jobs of people who worked for or received wages in the pay period including the 12th of the month

Employment during October, the unemployment rate rose slightly. The *Civilian Labor Force* and *Total Employment* figures for October 2004 for all ten counties in Southwest Idaho are shown in Treasure Valley Table 1 on page 11.

From September to October 2004, *Nonfarm Payroll Employment* in the Boise MSA increased by 2,900 jobs, a 1.2 percent increase. Since October of 2003, employment has grown by 4.7 percent, an increase of 11,000 jobs year-over-year.

Between September and October 2004, the *Goods-Producing Industries* increased by 300 jobs. All of the jobs created in the *Goods-Producing Industries* occurred in the *Manufacturing* sector; *Natural Resources, Mining & Construction* employment was unchanged in October from September. Within *Manufacturing*, 100 jobs were added in *Computer & Electronic Product Manufacturing* while the remaining jobs were added in the *Nondurable Goods Manufacturing* sector, in particular *Food Manufacturing* as the harvest season produced another crop to be processed.

October 2004 saw the *Service-Providing Industries* add 2,600 jobs from September and now employs 194,600 people. The increase in employment is a 1.4 percent increase from September 2004, and a 4.6 percent increase over October 2003's employment of 186,000.

Within the *Service-Providing Industries*, employment gains occurred in a number of sectors. *Retail Trade* increased by 1.1 percent to 28,400, a growth of 300 jobs from September, and an increase of 1,000 jobs from October of one year ago. *Professional & Business Services* also had a large gain of 600 jobs in October, an increase of 1.7 percent. A gain of 100 jobs in the *Professional, Scientific & Technical Services* sector was offset by a loss of 100 jobs in the *Management of Companies & Enterprises* sector. All 600 jobs created in the *Professional, Scientific & Technical Services* sector were in *Administrative Support & Waste Management*, which has a typical seasonal increase between September and October. Jobs in October also increased in *Educational & Health Services* as schools started up in the fall and the *Health Care* industry began gearing up for the busier winter season.

The *Government* sector of the *Service-Providing Industries* accounted for the majority of the monthly increase in jobs during October. *Federal Government* employment decreased slightly in Oc-

tober from September, losing 200 jobs, but staying 3.6 percent above levels in October 2003. Jobs in the *State & Local Government* sector of the *Service-Providing Industries* increased by 1,800 from September 2004, for a month-over-month growth rate of 6.6 percent. The majority of these government jobs were added in *Local Government* as 1,500 more jobs were reported in October than in September, a 9.4 percent increase. *Local Government Education* is where most of the jobs were created just as last month the majority of jobs were in *State Government Education*. *State Government* jobs continued to increase although not as fast as in September; 300 jobs were added in October 2004, with 200 in the *Education* sector of *State Government*.

AREA DEVELOPMENTS

Boise MSA

- Golden Corral recently opened its newest location in the Treasure Valley, near the Edwards Theatre in Nampa. The buffet-style family restaurant has over 300 locations across the United States, including a location in Boise.
- Albertson's is moving approximately 170 jobs from Scottsdale, Arizona, to Boise. The jobs are in the company's corporate general merchandise and its health & beauty units. These two units will work at the company headquarters off of Parkcenter Boulevard and should be moved to Boise early in 2005.
- The Milken Institute, which tracks the high tech manufacturing sector, has ranked the Boise MSA 13th in the nation in 2004 up from 72nd in 2003. The rankings are based on job growth, salaries, gross domestic product, and sales from high tech manufacturers.
- According to Micron CEO Steve Appleton, the company is nearly back to its employment level prior to the layoffs that occurred in February 2003. At the company's recent annual shareholder meeting, the CEO also said the markets are improving and moving in Micron's direction, and employment levels have been growing.
- Based on third-quarter 2004 revenue, Micron Technology now shares with Hynix Semiconductor of South Korea the number two spot in the manufacture of memory chips. Both Micron and Hynix had third quarter revenues of \$1.04 billion amounting to a 15.2 percent market

share each. Micron's share is up from second quarter revenues of \$1.02 billion and a 14.9 percent market share while Hynix lost ground in the third quarter from the second quarter when it had revenues of \$1.14 billion and a 16.7 percent market share.

- Jos. A. Bank will be opening its first store in Idaho at the new BoDo development in downtown Boise. Jos. A. Bank offers men's casual and tailored clothing, and will be leasing 5,000-square feet in the development that will also house a 5,500-square foot Ann Taylor Loft women's clothing store.
- Italian restaurant chain Piatti is the latest big name vendor to sign a lease with the new downtown BoDo development. Piatti has several locations in California, as well as locations in Denver, San Antonio, and Seattle.
- Saint Alphonsus Regional Medical Center has recently broken ground on a new 400,000-square foot building to house the Center for Advanced Healing, which will be used for treating critically ill and injured patients. The new building is expected to cost \$161 million and is scheduled to be complete in the summer of 2007.
- At the Boise Metro Chamber of Commerce Economic Outlook Forum good news was predicted about the valley for 2005. Micron Technology has predicted a 45 percent increase in shipments of its products in 2005 over 2004. New businesses are increasing at a rate of 15 percent per year in Idaho, while the national average is only 4.5 percent per year. During the first nine months of 2004, home sales had increased by 13 percent over the same time period one year ago and are expected to continue to increase in 2005.
- An 18-screen movie theater is planned for Meridian located north of Overland Road and east of Locust Grove Road opening in May 2005. Hallett Cinemas announced this project shortly after Edwards Theatres announced its plans to open a 16-screen theater in Meridian in the fall of 2005. The Hallett Cinemas project is estimated to cost between \$10 to 15 million. ZGA Architects of Boise is the designer of the project and Petra Inc., also of Boise, is the general contractor.
- Idaho Power Company is on pace to set a record in 2004 for adding new customers. In 1994 the company set its one-year record for new power customers at 12,536. Through the first three quarters of this year, Idaho Power has added 9,776 new customers. Idaho Power serves customers in both Idaho and Oregon.
- IdaTech, a subsidiary of Ida-Corp, has recently been awarded a \$1.4 million contract from the U.S. Department of Energy. Under the three-year contract IdaTech will be doing research and development of fuel cell systems for heavy construction equipment and farm equipment.
- Carlson Leisure Travel Services, a call center located in the Black Eagle Center in Meridian, has begun hiring 45 additional workers. These people will work from their homes taking inbound phone calls to assist people with their travel reward programs. These new workers will be full-time employees of Carlson Leisure Travel Services and not independent contractors.
- West Coast Hospitality Corp, owner of Red Lion Hotels in the northwest, has announced it is selling seven of its properties, including the Red Lion Parkcenter Suites in Boise. The Red Lion Downtown will not be sold. West Coast Hospitality has said money from the sales will be used for making renovations and improvements at 31 other properties owned by West Coast Hospitality such as new beds and updated bathrooms.
- Zions Bank has recently opened in its newest full service branch in Caldwell as the bank continues to expand in the Treasure Valley. For the last three consecutive years Zions Bank has been the top lender of Small Business Administration loans in the Boise district.
- Washington Group International (WGI) has recently entered into a partnership with RATP Development to explore passenger rail operations in the United States. RATP is a large Transportation Company from France that operates railways and bus routes in that country, serving over nine million passengers each day.
- Boise based WGI, which won contracts for reconstruction of Iraq worth \$3 billion, has only received \$500 million of that total. Company

officials cite the increased spending on security in Iraq by the U.S. Government as the reason for the slow payments for construction work. As a result of the delayed funding, WGI's workforce in Iraq is down to 125 people. At one point the company had over 200 employees in Iraq.

- A new furniture store will be opening soon in Meridian. Ennis Fine Furniture is currently remodeling a building next to Lee Read Jewelers formerly occupied by Bellafina. Ennis plans to open the store in February 2005 and will employ approximately 12 people.
- SelEquity Real Estate, a Boise based firm, is opening its first location in Nampa. SelEquity is fixing up the former 20,000-square foot American Image Marketing building and plans to be open by January 1 with 50 realtors.
- Air traffic at the Boise Airport, the nation's 81st busiest airport, was up 11 percent in October from September. This increase was considerably higher than the nationwide average increase of 6.2 percent. October was the eighth straight month that passenger traffic was higher than the same time period of one year ago at the Boise Airport.
- United Water Idaho has asked for a rate increase of 22 percent for residential customers and 20 percent for commercial customers. United Water Idaho serves approximately 75,000 customers in the Boise area and is asking for the rate increases to help cover costs of improvements made to its water system.

WASHINGTON/ADAMS COUNTY

- The Payette National Forest has announced plans to combine the Weiser and Council Ranger Districts. The combining of the two districts comes amid funding shortages in the present and expected future funding shortages. Between the Council and Weiser Ranger Districts, 32 positions will be eliminated while 10 positions will be created for a net loss of 22 jobs.

Elmore County

- Ground has recently been broken on a new Hampton Inn and Suites. The new hotel will be located just off Interstate 84 eastbound Exit 95 behind the Jack In The Box restaurant.

Valley County

- Tamarack Resort has plans for building onsite employee housing as part of its construction plans for 2005. The employee units could house up to eight people each and be able to facilitate a variety of living arrangements. Tamarack has also expressed interest in partnering in efforts to build affordable employee housing off-site.

Boise County

- Boise Cascade is closing its lumber plant in Horseshoe Bend, laying off all 15 employees at Riverbend Lumber Remanufacturing. Reasons for the closure is high transportation costs involved in moving raw goods to the site and shipping finished product from the site, according to company officials. The Horseshoe Bend location will be closed by the end of the year, officials added.

Payette County

- Watermark, a life jacket manufacturer formerly based in Fruitland, has been sold to Stearns, another life jacket manufacture based in Minnesota. The production capacity and brands of Watermark life jackets acquired by Stearns are likely to be outsourced to China.

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